Village Council February 1, 2010 6:30 PM Minutes Public Hearing

Call to Order: Mrs. Rush-Ekelberry called the meeting to order at 6:30pm

Roll Call: John Bender, Rick Deeds, Steve Donahue, Bobbie Mershon, Marilyn

Rush-Ekelberry, Leah Turner, James Wynkoop

<u>Purpose of the Public Hearing:</u> To hear public comments on the appeal filed by Guernsey Bank of the Landmarks Commission decision on Application CA-09-22 for a demolition permit for 45 East Waterloo Street.

The Landmarks Commission at their December 28, 2009 hearing denied the application to demolish the existing structures.

## Presentation to Council:

**Staff Report**: Allan Neimayer showed the sequence of events in the council packets. This property involves several lots. There are set procedures for demolition of properties under the Landmarks Commission jurisdiction and those were given to Council members in the Council packets. Mr. Neimayer stated that all of the required documents were not available at the first Landmarks meeting, so the issue was tabled at that time in November 2009. Mr. Neimayer walked through the paperwork in the packets; including photographs and recommendations. Dr. Bender asked Mr. Neimayer what his opinion was and he stated that he believed the demolition should be approved. There is no plan for re-development, but it is bank owned and is currently an eye-sore. This would be a step toward cleaning it up.

Mrs. Turner asked about the view after the demolition. Mr. Neimayer stated that landscaping could be a condition of the approval of the demolition to improve the look of the rear of the buildings. Further discussion ensued.

Landmarks Commission: Tony Note stated that Landmarks main point of contention was that Guernsey Bank did not have architectural plans for the re-building of the site; though it is obvious that they wouldn't since they aren't a developer. The Bank is in the position where they need to market the property and if done so correctly, it would benefit the Village of Canal Winchester. At the January meeting, a list of conditions was created in the case that demolition was approved and they believe that they should be part of the approval, should it be granted.

Joe Messerly, of Landmarks Commission, stated that Commission was pretty torn, but the lack of conditions and without a representative from the Bank there, they didn't feel they could approve the demolition. They are concerned that the Bank will start the demolition and not finish it, leaving it in worse condition than it is now. Discussion ensued.

**Property Owners**: A representative of Guernsey Bank was not in attendance.

## Village Resident Comments:

(Five Minute Limit per Person)

**David Marion**, of 106 E Columbus St., stated that they would be in favor of the demolition of the building and the property being made presentable for a future use. He would not like to see a fence, just grass that is maintained on the property.

**Jackie Marion**, of 106 E Columbus St., says there are a lot of skunks in the area and would be glad to see the building go.

**Nancy Fisher**, of Lithopolis, works next to the property in question and was told by a fire representative that there are hazardous chemicals inside and that there could be an explosion if handled incorrectly. She is worried about the safety of the property. Mr. Strayer stated that there used to be thousands of gallons of paint in there but it was removed and donated to other agencies. The phase one report states that there is no contamination. Stage two would require boring into the land after demolition.

## Council Comments/Questions:

Nothing further.

## Adjournment

Mrs. Mershon moved to adjourn the meeting; seconded by Mr. Deeds.

VOTE: AYES Dr. Bender, Mrs. Mershon, Mr. Donahue, Mrs. Turner

Mrs. Rush-Ekelberry, Mr. Deeds, Mr. Wynkoop

NAYS

Motion carried. Time out 7:00pm